

SHEDS

To submit an application the following requirements must be fulfilled.

SITE PLAN (2 COPIES)

If you wish to erect or place a shed on your lot, you will be required to submit a site plan which shows the location, size and setback of all structures on the lot. This is necessary to compute total lot coverage requirements, and required setbacks under the Zoning Ordinance. A site plan stamped by a professional land surveyor may be required. The Building Official may waive this requirement at his discretion. If you have a septic tank or cesspool, you must indicate its location to make sure that the shed does not cover or interfere with its operation.

CONSTRUCTION PLANS (2 COPIES)

Plans are not required if your shed is under 200 square feet in area.

GENERAL INFORMATION

An accessory building or structure greater than one hundred forty four (144) square feet in ground floor area or greater than thirteen (13) feet in height shall comply with the required front, rear, and side yard dimensions specified in the Table of Dimensional regulations and shall be limited in height to a maximum of eighteen (18) feet measured from the average natural grade at the base to the highest point of the building or structure specified in the Table of Dimensional Regulations in Section 6.3 of this ordinance. Such accessory building and structures shall comply with the front yard setbacks specified therein.

Accessory building and structures not greater than one hundred forty four (144) square feet in floor area and not more than thirteen (13) feet in height, measured from the average natural grade at the base to the highest point of the building or structure shall be set back a distant at least equal to one-third (1/3) of the side yard and rear yard dimensions.

An accessory building or structure over one thousand five hundred (1,500) square feet in ground floor area or greater than eighteen (18) feet in height shall constitute a special permit use and shall require site plan review and approval in accordance with the provisions of Section 18 of this ordinance.